

WHS & HANMER SCHOOL BUILDING COMMITTEE

REGULAR MEETING MINUTES

Monday April 28, 2014

Present:

Committee Member	Name	Present	Absent	Excused
	Christine Fortunato, Chairman	x		
	J. Edward Brymer Jr., Vice Chairman			x
	Daniel Camilliere	x		
	Frank Dellaripa			x
	Diane Fitzpatrick, Clerk	x		
	Peter Gardow	x 6:36		
	David Drake	x		
Liaison Present	Steven Barry, Council Liaison	x		
	Mike Turner, Staff Liaison	x		
	Gina D'Angelo, Board of Ed.	x		
Staff Present				
	Jeff Bridges, Town Manager	x		
	Mike Emmett, Supt. Schools	x		
	Tom Moore, WHS Principal	x		
	Fred Bushey, Dir of Maintenance			x
	Lori Schroll, Administrative Analyst - Engineering	x		
	Sally Katz, Dir. Of Physical Services	x		
Guests Present	Rusty Malik, Quisenberry Arcari			x
	Lorel H. Purcell, O&G Construction	x		
	Rob Martinotti, O&G Construction	x		
	Mark Jeffco, O&G	x		
	Elaine Steinmiller- Paradise, Bd of Ed	x		

1. Call to Order: Chairwoman Fortunato called the Meeting to order at 6:34 p.m. in room 210 at Wethersfield High School.

Christine thanked the O&G officials and Tom Moore for the 5:30 tour, she said it was very exciting and that the Committee liked what they saw especially pointing out the location of change order work.

2. Public Comments - none

3. Approval of Minutes:

a. Minutes of the April 10, 2014 regular meeting. Motion was made by Dan Camilliere to approve the minutes, seconded by David Drake; Discussion – none
All Present voted in Favor.

4. Expenditures:

a. Spazzarini Const. Inv. #6, 3/31/14, \$37,136.31

Motion was made by Diane Fitzpatrick to pay this Invoice, seconded by Dan Camilliere; Discussion – none

All present voted in favor

b.O&G Industries, Inv. #6, 3/31/14, \$98,114.00

Motion was made by Diane Fitzpatrick to pay this Invoice, seconded by Dan Camilliere; Discussion – This is the monthly invoice.

All present voted in favor.

c. USI. Inv. 5, 3/31/14, 51,915.00

Motion was made Diane Fitzpatrick to pay this Invoice, seconded by Dan Camilliere; Discussion – none
All present voted in favor

d. Silktown Roofing, Inv. #1, 3/31/14 \$11,229.00

Motion was made Peter Gardow to pay this Invoice, seconded by David Drake; Discussion - Rob said this bill is their bond cost.

All present voted in favor

e. SMI, Inv. #4, 3/31/14 \$37,525.00

Motion was made Peter Gardow to pay this Invoice, seconded by Dan Camilliere; Discussion - none
All present voted in favor

f. Hartford Courant, Inv. #001251800, 3/31/14 - \$207.64

Motion was made Peter Gardow to pay this Invoice, seconded by David Drake; Discussion - This bill was for advertising the bids.

All present voted in favor

g. Recommend award of Bid for Elevator, bid 2.19**

Lorel stated that this was the 3rd time they had put the elevator out to bid, and this time they received 3 bids from the following companies: Bay State, Otis and Kone, Inc. Bay State came in as the low bidder with a base bid of \$259,000, which includes Alternate #6, and deducts for Alternates 17A of (\$20,210.00) and Alternate 17B of (\$33,000.00) for a total bid of \$205,790.00. Alternates 17A & 17B are to provide a machine room-less, telescoping, hole less hydraulic elevators in lieu of electric traction elevators. The budgeted amount for the elevator was \$309,000 which is a savings of \$103,210.

Diane Fitzpatrick made the motion to recommend to Town Council to award the bid to Bay State Elevator Company, Bid 2.19 which includes Alternate #6, Alternate 17 A & 17B, in the amount of \$205,790.00. Seconded by David Drake; Discussion - Peter asked what type of elevator will they be using, Rob answered Thiessen Krupp.

All present voted in favor

h. Recommend award of Bid for Fireproofing, bid 2.20**

Lorel stated the low bidder for fireproofing was MacKenzie Service Corporation who provided a base bid of \$539,000.00 and \$12,500.00 for Alternate #6 for a total of \$551,500.00. David asked where we are with the budget on this item; Lorel stated that we are over budget on this item by approximately \$200,000. The question was asked why we are over budget on this item. Lorel said that she should have bumped the number up and the balance will have to come out of the construction contingency account. Jeff stated that he isn't happy about being short gain and having to take this back to the Town Council. Peter asked if MacKenzie was the only vendor that bid on this, and Diane asked why didn't anyone else bid on it. Lorel stated that they were either not interested or too busy. Peter wants to make sure that Alternate #15 & #16 is not included in the bid, and that the minutes reflect this because it wasn't stated on the letter.

Jeff asked if the other contractors have agreed to the VE, Lorel said she hasn't heard back from them yet. Jeff said that he was told by Rusty that everything on the VE is in the plans. The question was asked when we need the fireproofing vendor on board, Rob stated by the end of May.

Peter stated that before the VE, the budget for fireproofing and painting was \$899,745, why did the fireproofing become its own bid package? Lorel answered that when it was bid the first time together, she only received 2 bids, so O&G decided if the fireproofing part was taken out we wouldn't be limiting the number of painters who were bidding on that part of the package.

Diane Fitzpatrick made the motion that the Building Committee, pending the review and approval of the Town Manager, Town Staff and with the consent of the Chairperson of the Building Committee, will approve the Bid Package 2.20 Fireproofing not to exceed \$551,500.000 which includes Alternate #6 to Mackenzie Service Corporation, seconded by David Drake; Discussion – David asked about the painting part, Lorel said that is one of the 5 bids on hold awaiting money. Christine asked if the fire rating is now 2 hours, Lorel said it was always 2 hours, she should have added money to the budget.

All present voted in favor

5. Architect/CM

a. O&G Phase 1 Construction Status – Rob reported that they are still keeping on schedule with Phase 1, and should be starting brick for exterior of building and the floors for gym soon, depending on weather. He went on to say once they get the elevator bid accepted, and the State looks at it and approves it, than they can receive a building permit for it, and it should take about 7 – 8 weeks to build it.

There has been a slight issue with the construction trucks holding up the morning traffic, but Mr. Moore says this should improve as the weather improves.

Mr. Moore stated that there was a miscommunication issue Easter weekend, regarding the use of the building by outside groups. So as of now WHS is closed to all outside groups and can only be used for school activities. Mr. Moore has discussed this with Park & Recreation so they know; this includes the use of the pool.

b. O&G Monthly Report & Schedule Update* – Steve Barry asked if the pool is going to be off line year so it can be used during the year. Rob advised it will go back on line May 1, 2015.

c. QA Architects Report – no report

6. Correspondence –

a. Copy of final VE List as approved* - This was distributed for information only.

b. Copy of door hanger flyer #2 distributed by O&G* - Rob stated that it has gone out to everyone but 4 houses on Wolcott Hill Road and he will deliver those tomorrow.

c. copy of PCO 24, L&P Gates \$2,775.00 unsupported masonry wall* - the PCO was executed by the Chairwoman; this is just a copy for the Committee's information.

7. Committee Reports

Site-work / Construction – David attended the meeting on Wednesday; everything seems to be going ok.

Communications – The Superintendent stated that the Committee hasn't met recently, but he will schedule one sometime this month. He said he took pictures on the tour this evening, to post on line so that the residents can see the progress. Chairwoman Fortunato stated that we need to continue to communicate with the parents, especially the parents of the incoming freshmen. Diane asked where the sports registrations will take place, Mr. Moore stated in Room 122 and he will make sure it is clearly marked for all students and parents.

Technology/Furniture –Tom Moore stated the next meeting is on 5/16 at 9:00 in the Principals conference room.

Energy/Commissioning - no report – Mike Turner stated Commissioning meeting will be set up in May.

Finance – Christine stated that they were supposed to meet this evening but it was rescheduled due to the Tour of the building. She asked Jeff if there was any news from the State yet, Jeff stated no not yet, but the Session ends on 5/7.

8. Tabled Items

a. Temp vs. perm sidewalk on south side driveway

Mike Turner stated that the Staff went over this again and is recommending going back to the original drawings and taking this off the table.

Diane Fitzpatrick made the motion to take this item off the table, Peter Gardow seconded it. All present voted in favor.

Diane Fitzpatrick made the motion to accept Staff recommendations to forego any changes to the original plans not to have a permanent sidewalk on the south side of the driveway, seconded by Dan Camilliere.

All present voted in favor. .

9. Old Business – Discussion Enviromed Testing vs. Contract

Christine stated that she had asked the Town Manager to provide information on the testing Enviromed did and if there were some items missed, and the number of tests taken. Diane asked what was determined when reviewing the contract. Mike Turner stated that they do not do destructive testing (i.e. within masonry or sheetrock walls), Peter said but puncturing paint isn't destructive? He doesn't understand the decision making on this. Diane's concern is that they had altogether missed the auditorium stage floor. Christine asked if they tested at all, and shouldn't we have asked them to test it? Rob stated yes, they should have tested it, they had done an overlay of every test Enviromed has done and the stage floor wasn't on it. Christine asked why O&G didn't recommend this to us at the time. Jeff stated that the good news is that everything we are finding now will be tested and corrected.

10. New Business – Peter asked about an email regarding a theft? Rob stated that the Electrician came in last Friday and noticed that two of the Connex boxes (electricians and plumbers) had the lock broken off, the police were called and a report was submitted. Nothing was taken the boxes were just vandalized. Rob stated he will keep the Police informed when the boxes start getting filled with materials so they can increase patrol around the trailers.

Rob went on to say that today, one of the sheet metal contractors cut his finger through his gloves and went to the walk in clinic to have it taken care of. He was back to work later same day after they bandaged him up.

11. Upcoming Dates

a. May 5, 2014 next regular Town Council Meeting.

b. May 12, 2014 next Regular Building Committee meeting.

12. Adjourn - Motion made by Diane Fitzpatrick seconded by Dan Camilliere to adjourn.

All present voted in favor.

Meeting adjourned at 7:45 p.m.

I hereby certify that the above is a true copy of the minutes approved by the High School & Hanmer Building Committee.

Diane Fitzpatrick, Clerk